

WARRANTY DEED

008825

TRANSFER
TAX
PAID


Reginald B. Albert and Gloria A. Albert of Waterville, County of Kennebec and State of Maine for consideration paid, grant to Deborah A. Thibodeau of Waterville, County of Kennebec, and State of Maine with **WARRANTY COVENANTS** the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:


Being Lot No. 56 on a revised plan of Mayflower Realty Company made by Sherman K. Smith, C.E., dated January 17, 1959 and recorded in the Kennebec County Registry of Deeds, in Plan Book 22, Page 8.

This conveyance above is made and taken by the grantees with the restrictions and limitations herein enumerated, for themselves and their heirs and assigns, and the survivor of them, and the heirs and assigns of the survivor of them forever, for the benefit of the grantors, their heirs and assigns, and for the benefit of other property owners of land originally part of the Vigue Farm, so-called, with the express understanding and agreement that any dwelling including a home garage erected on this lot except for steps approaching thereto, shall be located at least thirty (30) feet from Grouse Lane and fifteen (15) feet from any other boundary lines of the above land hereby conveyed: and any dwelling house erected thereon shall not have space or tenancies or apartments for more than one family and shall cost not less than Twelve Thousand Dollars (\$12,000.00) as of this day's value; and that at no time shall any buildings or structure of any kind, except for a family garage, other than a dwelling house be erected thereon, and at no time shall any mercantile or other commercial building or structure be erected thereon, nor any house or structure thereon be used for mercantile or commercial purposes.


Being the same premises conveyed to Reginald B. Albert and Gloria A. Albert by Warranty Deed of Keith F. Lawrence and Kathleen M. Lawrence, dated August 2, 1984 and recorded in the Kennebec County Registry of Deeds in Book 2711, Page 62.

WITNESS our hands and seals this 22nd day of April, 1993.

x 
WITNESS

x 
WITNESS

x 
Reginald B. Albert


x 
Gloria A. Albert

THE STATE OF MAINE
Kennebec, ss.

April 22, 1993

Then personally appeared the above named Reginald B. Albert and
Gloria A. Albert and acknowledged the foregoing instrument to be
their free act and deed.

Before me,


Notary Public

93D03 Thibo-d



DAVID R. WHITTIER
MY COMMISSION EXPIRES:
AUGUST 31, 1993

RECEIVED KENNEDY SS.
1993 APR 26 AM 9:00

ATTEST: 
REGISTER OF DEEDS